

31/01/2024

DA application: - (DA210517)  
8 Ledge Place, Sorrento

We are applying for an amendment to an existing approved DA (DA210517)  
Generally, we feel the changes are very minor having not altered the approved footprint of the home & have reduced it, in one area, most changes are small window location & size changes with a revamp of the home's front fascia for better sun protection.

We've been very respectful with these changes to the surrounding neighbours & streetscape and feel these small changes only help to enhance the local streetscape for the surrounding residents.

Eastern side boundary retaining wall

Originally this has been approved on the boundary line & we have moved this inboard into the property by 900mm to ensure there's no damage or issues with the existing neighbour's trees & plants.

Eastern side balconies

We have changed the shape of these to tie in better with the fascia changes we've made, reducing the size & altering the shape slightly, they have a small overlooking overlap onto the neighbour's driveway & small planting area at the front of the house, we feel this complies with the intentions of the r-codes in this instance.

Northern front boundary

We've made changes to the front fascia of the home reducing the protrusion of the very front rooms & changing the angle of these as well, this has been done along with a change of materials to give the home a more cohesive design & feel while also for protection from the harsh western sun these rooms were going to get previously.

Western side/boundary windows

We have made a few changes to window sizes & locations along this side of the home & have ensured that these all comply with any overlooking & privacy requirements needed.

### Boundary fences

We have added brickwork fences into the plans on the western & southern boundaries.

### Internal layouts

Small changes have been made to the existing layout for better usability & understanding of how the family will use their new home.